

**MINUTES OF THE  
AUBURN CITY PLANNING COMMISSION MEETING  
APRIL 15, 2008**

The regular session of the Auburn City Planning Commission was called to order on April 15, 2008 at 8:00 p.m. by Chairman Smith in the Council Chambers, 1225 Lincoln Way, Auburn, California.

**COMMISSIONERS PRESENT:** Spokely, Worthington, Briggs, Elder, Chrm. Smith

**COMMISSIONERS ABSENT:** Merz, Thompson, Kidd

**STAFF PRESENT:** Wilfred Wong, Community Development Director; Sue Fraizer, Administrative Assistant

**ITEM I: CALL TO ORDER**

**ITEM II: APPROVAL OF MINUTES**

None.

**ITEM III: PUBLIC COMMENT**

None.

**ITEM IV: PUBLIC HEARING ITEMS**

- A. Use Permit - 130 Oakwood Drive (Smith Addition)-  
File UP 07-5.** The applicant requests approval of a Use Permit to allow construction of a two story addition of a ±658 square foot garage with a ±715 square foot Bedroom/Game Room in the Central Business (C-2) Zone.

Director Wong gave the staff report. Due to the commercial zoning designation, the existing single family dwelling constitutes a "legal non-conforming" use in the Central Business (C-2) Zone. A condition has been imposed to require that prior to building permit issuance a covenant be recorded with the property specifying that the addition is not a second dwelling unit and that separate cooking facilities shall be prohibited. Director Wong explained the City's non-conforming code requirements.

Comm. Worthington asked if there will be sufficient parking.

Director Wong replied that it will still be a single-family home with a 2-car garage.

Comm. Spokely asked if this is considered an auxiliary structure.

Director Wong replied that it is an attached addition to the home.

The applicant, Lee Buckingham of 13620 Lincoln Way in Auburn explained the background and details of this application.

There were no comments from the audience. The public hearing was closed.

Comm. Worthington **MOVED** to:

Adopt Resolution No. 08-8 to approve the Use Permit (File #UP 07-5) for the Smith Home Addition as presented, which includes the following actions:

1. Adoption of a Categorical Exemption, prepared for the Use Permit (Files #UP 07-5) as the appropriate level of environmental review in accordance with the California Environmental Quality Act (CEQA) and Guidelines;
2. Adoption of "Findings of Fact" for approval of the Use Permit as presented in the Staff Report; and,
3. Approval of the Use Permit in accordance with the "Conditions of Approval" as presented in the Staff Report.

Comm. Spokely **SECONDED**.

AYES: Spokely, Worthington, Chrm. Smith  
NOES: None  
ABSTAIN: None  
ABSENT: Merz, Thompson

The motion was approved.

**B. Tree Permit - 11131 Wildwood Drive Amendment.** The applicant requests approval of a Tree Permit for the Auburn Indian Burial Grounds at 11131 Wildwood Drive. The Tree Permit would allow the removal of two native trees (one Blue Oak and one Incense Cedar) as well as the construction of site improvements on the burial grounds (e.g. parking; pathways) which encroach within the critical root zone of several other

native trees.

This item was continued to the May 20, 2008 Planning Commission Meeting.

**ITEM V: COMMUNITY DEVELOPMENT DEPARTMENT FOLLOW-UP REPORTS**

- A. City Council Meetings  
There will be a joint workshop with the Planning Commission on April 21, 2008 to discuss the Hillside Ordinance and Planning Commission priorities.
- B. Future Planning Commission Meetings  
A meeting is planned for May 6, 2008.
- C. Reports  
None.

**ITEM VI: PLANNING COMMISSION REPORTS**

Chrm. Smith gave a Traffic Committee report.

**ITEM VII: FUTURE PLANNING COMMISSION AGENDA ITEMS**

None.

**ITEM IX: ADJOURNMENT**

The meeting was adjourned at 8:24 p.m.

Respectfully submitted,

Susan Fraizer, Administrative Assistant